REGULATIONS

UNDER THE

FREE GRANTS AND HOMESTEADS ACT.

Persons desiring to take the benefit of the Free Grants Act must apply to the Crown Lands Agent for the district in which they intend to settle. The agent will give them information as to what land is open for settlement, and will furnish them with printed forms of affidavits which are necessary to be made by the applicants.

On being properly located by a Crown Lands Agent and on performance of settlement duties, a single man over eighteen, or a married man, without children under eighteen residing with him, or the female head of a family having children under eighteen residing with her, is entitled to a free grant of 100 acres. If the 100 acres selected consists of a considerable portion of rock, swamp or waste land, the Commissioner of Crown Lands may make an allowance for such waste land, and may increase the quantity of land located to any number of acres not exceeding 200 acres. The male head of a family having a child or children under eighteen residing with him or her may be located for 200 acres as a free grant. And such male head of a family is permitted to purchase another 100 acres at 50 cents per acre cash, at the time of location.

In the townships which are laid out in sections or lots of 320 acres or 160 acres, the locatee will be entitled only to 160 acres, and he or she may purchase another 160 acres for 50 cents an acre cash.

Upon being located, the locatee may enter and improve his land, and he is required to do so within one month.

Settlement duties as follows must be performed by all locatees and purchasers.

(1) *At least fifteen acres to be cleared and had under cultivation, of which two acres at least are to be cleared and cultivated annually during the five years.*

(2) *To have built a habitable house, at least 16 by 20 feet in size.*

(3) *And to have resided actually and continuously upon and cultivated the land for five years after location and thence to the issue of the patent.*

The locatee, however, may be absent from the land on business or at work for not more than six months in any one year.

Where the locatee owns two lots the improvements may be made on either or both.

A locatee purchasing an additional 100 acres must within five years clear fifteen acres and cultivate the same. If the lot is adjacent to the lot on which he resides the patent may issue for the purchased lot at the expiration of the time required by law, provided he has thirty acres cleared upon his homestead.

The pine trees and minerals are not sold to the free grant settler, but the settler has the privilege of cutting pine in the course of clearing, also for building purposes and fencing upon this lot. If he sells any of the pine cut in the course of clearing he must pay timber dues upon it. On the issue of the patent, the title to the pine remains in the Crown, but the patentee is entitled to receive one-third of the timber dues paid by the licensee on pine cut on the patentee's lot after the 30th of April next following the issue of the patent.

On the 30th of April next following the location of any lot, the right of the timber licensee to cut any timber other than pine on the settler's lot ceases.

Holders of timber licenses have the right to haul timber over the uncleared portion of any land located or sold, to make roads for that purpose, to use all slides, portages and roads and to have free access to all streams and lakes.

The Crown reserves the right to construct on any land located or sold, any colonization road or any deviation from the Government allowance for road; and to take without compensation any timber, gravel or material required for such road.

Before the issue of the patent, any assignment or mortgage of a homestead is invalid. This does not apply to devise by will nor to transfer of land for church, cemetry, or school purposes or the right of way of railroads.

After the issue of the patent and within twenty years from location, any conveyance, mortgage or alienation by a locatee will be invalid unless it be by deed in which his wife is one of the grantors. But if the wife is a lunatic, or living apart from her husband for two years, under such circumstances as disentitle her to alimony, or if the wife has not been heard of for seven years, a Judge of the High Court may order that her concurrence be dispensed with.

The land is not liable for debts created before the issue of the patent.

The land while owned by the locatee, his widow, heirs, or devisees is exempt, for twenty years after location, from liability for debts except debts secured by mortgage made after the issue of the patent, and except from sale for taxes.

When a locatee dies, whether before or after issue of patent, leaving a widow, she is entitled to take the land during her widowhood unless she prefers to take her dower instead.

TOWNSHIPS IN ALGOMA OPEN FOR LOCATION UNDER THE ACT.

The following townships have been opened for location as free grants:

POWASSAN AGENCY.—Hardy, Himsworth, Nipissing, Laurier, Patterson, Chisholm. Agent, J. S. Scarlett, Powassan, Ont.

The route from Toronto is by Grand Trunk Railway; from eastern points by Canadian Pacific to North Bay, thence by Grand Trunk Railway to Powassan.

MATTAWA AGENCY.—Bonfield, Calvin, Ferris, Mattawan, Papineau. Agent, ———— Mattawa, Ont.

The route from Toronto to Mattawa is by the Grand Trunk Railway to North Bay, thence by Canadian Pacific.

THESSALON AGENCY.—Plummer. Agent, W. L. Nichols, Thessalon, Ont.

The route is from Toronto to Collingwood or Owen Sound by railway, thence by steamer; or from Toronto by Grand Trunk Railway to North Bay, thence by Canadian Pacific.

ST. JOSEPH ISLAND AGENCY.—St. Joseph Island. Agent, George Hamilton, Richard's Landing, Ont.

The route is the same as to Bruce Mines.

SAULT STE. MARIE AGENCY.—Korah, Parke, Prince. Agent, Wm. Turner, Sault Ste. Marie, Ont.

The route is from Toronto to Collingwood, thence to the Sault by steamer or from Toronto by the Grand Trunk Railway to North Bay, thence by Canadian Pacific.

LANDS IN ALGOMA AND NIPISSING OPEN FOR SALE.

In the following townships in the District of Algoma, the lands are sold at the rate of twenty cents per acre cash, subject to conditions of (1) actual residence on the land purchased for three years from date of purchase; (2) clearing and having under cultivation and crop at least ten acres for every 100 acres purchased; and (3) building a habitable house 16x20 ft. at least. Pine trees are reserved from such sales until the 30th April next following the issue of the patent·

THESSALON AGENCY.—Bright and Bright Additional, Coffin and Coffin Additional, Day, Galbraith, Gladstone, Houghton, Johnson, Kirkwood, Lefroy, Parkinson, Patton, Rose, Tarbutt and Tarbutt Additional, Thompson, Wells. Agent, Wm. L. Nichols, Thessalon, Ont.

SPANISH RIVER AGENCY.—Victoria, Hallam, Salter, May, Shedden. Agent, ————Massey Station, Ont.

Massey Station is on the Sault Ste. Marie Branch of the Canadian Pacific Railway.

The lands in the following townships in the Districts of Nipissing and Algoma are open for sale at 50 cents per acre, one-half cash and the balance in two years with interest at six per cent., subject to the conditions of (1) actual residence on the land purchased for four years from date of purchase; (2) clearing and putting under cultivation ten acres for every 100 purchased; (3) building a habitable house 16x20 ft. at least. Pine trees are reserved from such sales until the 30th April next following the issue of the patents:

STURGEON FALLS AGENCY.—Caldwell, Springer, McKim. Agent, J. D. Cockburn, Sturgeon Falls, Ont.

Sturgeon Falls is a station on the Canadian Pacific west of the Northern and Pacific Junction.

SUDBURY AGENCY.—Balfour, Dowling, Rayside. Agent, Thos. J. Ryan, Sudbury, Ont.

Sudbury is a station on the C. P. R., at the junction of the main line with the Sault branch.

RAILWAY LANDS FOR SALE.

Under the Railway Aid Act, 1889, the undermentioned townships have been withdrawn from the Free Grants Act and set aside to be sold, the proceeds to be applied to forming a fund to recoup the Province in respect of moneys expended in aiding railways.

The terms of sale are: When such lands possess a mineral value they will be sold as the prices set forth in the Mines Act, which see. When suited for agricultural purposes the lands will be sold at $2 per acre, payable one-third in cash and the balance in two equal annual instalments with interest at six per cent. The purchaser will be entitled to a patent at the expiration of two years from the date of sale upon completion of settlement duties, viz: two years' actual occupation; clearing and having under crop ten acres for every 100 acres; and the erection of a habitable house 16x20 ft. at least. The pine and minerals are reserved except what pine may be necessary to the purchaser for building and fencing.

SPANISH RIVER AGENCY.—Baldwin. South half of Nairn, Foster, South half of Lorne, Merritt. Agent————, Massey Station, Ont.

STURGEON FALLS AGENCY.—Widdifield. Agent, J. D. Cockburn, Sturgeon Falls, Ont.

RAINY RIVER FREE GRANT LANDS.

The general provisions of the Free Grants and Homesteads Act before given apply also to free grants in the Rainy River District. But there are these differences:

The limit of a Rainy River free grant is 160 acres. The male head of a family or the sole female head of a family having a child or children under eighteen residing with him or her may locate for 160 acres, and may also purchase an additional 80 acres at $1 an acre.

The settlement duties are:

(1) To have at least fifteen acres cleared and had under cultivation, of which two acres at least are to be cleared and cultivated annually during the three years;

(2) To have built a habitable house, at least 16 by 20 feet in size;

(3) And to have actually and continuously resided upon and cultivated the land for three years after location;

A locatee who purchases an additional 80 acres must, within three years, clear fifteen acres and cultivate the same. Patents may issue at the expiration of three years from the date of purchase, or sooner if the settlement duties have been performed. Pine trees and minerals are reserved from the sale. The locatee may cut and use such pine trees as he requires for building, fencing and fuel on his land, and may also cut and dispose of any pine required to be removed in the process of clearing; but he must pay timber dues on pine so disposed of. Trees remaining on the land at the time the patent issues pass to the patentee.

The following townships are now open for location under the Rainy River Free Grants and Homesteads Act: Curran, Atwood, Blue, Worthington, Nelles, Carpenter, Dilke, Pattullo, Morley, S. of Morley, Tait, Shenston, Rosebery, Barwick, Lash, Aylsworth, Devlin, Woodyatt, Crozier, Roddick, Dobie.

Agents for Sale and Location of Lands.

Wm. Campbell, Rainy River P. O., agent for the townships of Rosebery, Shenston, Tait, Pattullo, Morley, Dilke, Nelles, Blue, Worthington, Curran and Atwood.

William Stephenson, Big Forks P. O., agent for the townships of Barwick, Lash, Aylsworth, Devlin, Woodyatt, Crozier, Roddick, Carpenter and Dobie.

E. A. Chapman, Rat Portage, who will furnish intending settlers with the number of lots open for location.

WABIGOON LANDS.

The land in the Wabigoon country is open for sale at 50 cents per acre, one-fourth down, and the balance in three equal annual instalments at 6 per cent., subject to the following conditions:

(1) Actual residence on the land purchased for at least six months in each of the three years, or for two years continuously.

(2) Clearing and putting under cultivation 10 per cent. of the land purchased.

(3) Building a habitable house of not less than 16x20 feet.

The amount of land each applicant may purchase shall not exceed 160 acres; but if the head of a family, the applicant may purchase 240

acrea. As soon as the land has been fully paid for and all the conditions of settlement have been fulfilled, the purchaser may obtain his patent.

The Crown Lands Agent for this section is A. E. ANNIS,

Dryden, Ont.

TEMISCAMINGUE LANDS.

At the head of Lake Temiscamingue townships have been surveyed and laid out as follows:

TOWNSHIPS SURVEYED.—Lorraine, Bucke, Hudson, Dymond, Harris, Casey, Harley, Kerns, Henwood, Bryce, Beauchamp, Armstrong, Hilliard, Brethour, Ingram, Evanturel, Dack, Robillard, Sharp, Savard, Chamberlain, Marter, Pacaud, Marquis, Blair.

OPEN FOR SETTLEMENT.—Bucke, Dymond, Hudson, Casey, Harris. Agent: JOHN ARMSTRONG, Thornloe, Ont.

TERMS OF PURCHASE.

The land in the five last-named townships is open to purchase by *bona fide* settlers at the price of fifty cents per acre, one-half cash and the balance in two yearly instalments with interest, subject to the following conditions:

Actual residence upon the land purchased for four years from the date of purchase, clearing and having under cultivation and crop at least ten acres for every hundred acres, and building a habitable house at least sixteen feet by twenty feet, such condition to be fulfilled before issue of patent; also subject to the following regulations respecting pine timber: All pine trees growing or being upon the said land so sold shall be considered as reserved from such sale, and such lands shall be subject to any timber license covering or including such land in force at the time of such sale, or granted or renewed within four years from the date of such sale, or granted or renewed prior to the filing of the proof of the completion of the settlement duties in the Department of Crown Lands, and such trees may be cut and removed from such land under the authority of any such timber licenses, while lawfully in force; but the purchaser at such sale, or those claiming under him, may cut and use such trees as may be necessary for the purpose of building and fencing on the land so purchased, and may also cut and dispose of all trees required to be removed in actually clearing said land for cultivation; but no pine

trees, except for the necessary building and fencing as aforesaid, shall be cut beyond the limit of such actual clearing, before the issuing of the patent for such lands, and all pine trees so cut and disposed of (except for the necessary building and fencing as aforesaid), shall be subject to the payment of the same dues as are at the time payable by the holders of licenses to cut timber or sawlogs. Provided, however, that this order shall not apply to any land to be sold as mining land under "The General Mining Act of 1869," and amendments thereto.

PRESERVATION OF FORESTS FROM FIRE.

The Provincial Legislature has taken steps to prevent for the future the waste of our forest resources by fire. No one must set fire in the woods between 1st April and 1st November except for the purpose of clearing land, cooking, obtaining warmth or some industrial purpose. Everyone setting a fire between those days for the purpose of clearing land is to take every reasonable care that the fire shall not extend into the bush. Everyone setting a fire for any other purpose is to select a place in the neighborhood in which there is the smallest quantity of vegetable matter, or of resinous trees; to clear the place of all loose vegetable matter for a radius of ten feet from the fire; and to exercise due care to prevent a fire from spreading. Any person who drops any lighted match, or burning tobacco ashes, or discharges any firearm, must extinguish the fire caused by these substances before he leaves the spot. All locomotive engines must be equipped with spark arresters. Any infringement of the above provisions subjects the offender to a penalty of $50 and costs or three months' imprisonment. The Crown Land agents, forest agents, free grant agents and bushrangers are to prosecute in every case of infringement of the Act that comes to their knowledge.

MINERAL LANDS.

Mines and minerals are not included in grants or sales under the Free Grant Act, or sales under the Public Lands Act for agricultural purposes after May 4th, 1891.

The grantees of such land are, however, entitled to compensation for all injury to their surface rights caused by mining operations.

Mining lands may be acquired from the Crown either by purchase or lease.